

**MANAGEMENT CERTIFICATE FOR  
THE PARKS at LEGACY d/b/a THE VILLAGES AT LEGACY  
HOMEOWNERS ASSOCIATION, INC.**

STATE OF TEXAS                    §  
   §        KNOW ALL MEN BY THESE PRESENTS:  
COUNTY OF COLLIN           §

The undersigned, being the Managing Agent of The Parks at Legacy d/b/a The Villages at Legacy Homeowners Association, Inc., and in accordance with Section 209.004 of the Texas Property Code, which supersedes any Management Certificates previously filed by the Association:

1.     The name of the subdivision: The Parks at Legacy d/b/a Villages at Legacy.
2.     The name of the Association: The Villages at Legacy Homeowners Association, Inc.
3.     The recording data for the subdivision: See Exhibit A.
4.     The name and mailing address of the Association:  
                                 The Villages at Legacy Homeowners Association, Inc.  
                                 c/o Neighborhood Management Inc  
                                 1024 S Greenville Ave, Suite 230  
                                 Allen, TX. 75002
5.     The name and contact information for the Managing Agent of the Association:  
                                 Neighborhood Management, Inc.  
                                 Beverly Coghlan  
                                 1024 S. Greenville Ave, Suite 230  
                                 Allen, TX 75002  
                                 Phone: 972-359-1548  
                                 Email Address: managementcertificate@nmitx.com
6.     Website for Dedicatory Instruments: <https://neighborhoodmanagement.com>
7.     The amount and description of a fee or fees charged by the Association relating to a property transfer in the subdivision:  
                                 Resale Certificate:                    \$375.00  
                                 Updated Resale Certificate:       \$75.00  
                                 Transfer Fee:                           \$250.00  
                                 Homeowners Transfer Fee:       \$100.00  
                                 Optional Inspection Fee:          \$150.00  
                                 Reserve Working Capital:         \$500.00

For all resale and refinance information, please go to <https://www.homewisedocs.com>

[ACKNOWLEDGEMENT PAGE FOLLOWS]

**ACKNOWLEDGEMENT**

The foregoing is a true and correct copy of the Management Certificate for the association identified below.

**THE VILLAGES at LEGACY HOMEOWNERS  
ASSOCIATION, INC.**  
a Texas nonprofit corporation

By: Neighborhood Management Inc., Its Manager

By: Beverly Coghlan

Name: Beverly Coghlan

STATE OF TEXAS

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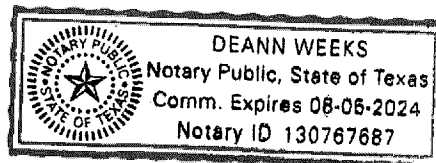
COUNTY OF COLLIN

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This instrument was acknowledged before me on the 6<sup>th</sup> day of June, 2023, by Beverly Coghlan, Agent for the Association of THE VILLAGES at LEGACY HOMEOWNERS ASSOCIATION, INC., a Texas nonprofit corporation, on behalf of said nonprofit corporation.

Deann Weeks

Notary Public Signature, State of Texas



**EXHIBIT A**

<b>Document</b>	<b>Recording Information</b>
Hills at Legacy Plats, Phase 2 – October 22, 2021	Document No. 20211022010003820
Greens at Legacy Plats – October 22, 2021	Document No. 20211022010003810
Declaration of Covenants, Conditions and Restrictions for The Villages at Legacy Homeowners Association, Inc. – December 14, 2004	Document No. 20040178360
First Supplementary Declaration – April 17, 2017	Document No. 20170417000477410
Amended/ Restated Declaration – May 21, 2018	Document No. 20180521000614220
Fifth Supplemental Declaration -- December 17, 2021	Document No. 20211217002547060
First Amendment to Amended/Restated Declaration – March 09, 2023	Document No. 2023000024300
Second Amendment to Declaration – March 09, 2023	Document No. 2023000024303
Third Amendment to Declaration – March 22, 2023	Document No. 2023000029642
Fourth Amendment to Amended/Restated Declaration – April 21, 2023	Document No. 2023000042917

**Collin County**  
**Honorable Stacey Kemp**  
**Collin County Clerk**

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**Instrument Number:** 2023000062582

eRecording - Real Property

CERTIFICATE

Recorded On: June 06, 2023 12:36 PM

Number of Pages: 4

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**" Examined and Charged as Follows: "**

Total Recording: \$34.00

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\*\*\*\*\* THIS PAGE IS PART OF THE INSTRUMENT \*\*\*\*\*

Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY  
because of color or race is invalid and unenforceable under federal law.

**File Information:**

Document Number: 2023000062582  
Receipt Number: 20230606000457  
Recorded Date/Time: June 06, 2023 12:36 PM  
User: Kim D  
Station: Workstation cck024

**Record and Return To:**

Simplifile



**STATE OF TEXAS**  
**COUNTY OF COLLIN**

**I hereby certify that this Instrument was FILED In the File Number sequence on the date/time  
printed hereon, and was duly RECORDED in the Official Public Records of Collin County, Texas.**

Honorable Stacey Kemp  
Collin County Clerk  
Collin County, TX

